

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 4

Property ID: R37655

Property Information

property address: 506 E 30TH ST

legal description: PHILLIPS, BLOCK 13, LOT 3 (PT OF)

owner name/address: WARNER, DONALD A

506 E 30TH ST

BRYAN, TX 77803-4038

full business name: _____

land use category: SFR

type of business: _____

current zoning: RD-5

occupancy status: OCCUPIED

lot area (square feet): 6316

frontage along Texas Avenue (feet): 54

lot depth (feet): 123

sq. footage of building: 1570

property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards

Improvements

of buildings: 1 building height (feet): 25 # of stories: 1

type of buildings (specify): WFS

building/site condition: 4

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) _____

approximate construction date: 50s accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☐ yes ☒ no (specify) _____
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

N/A
☐ yes ☒ no

☐ dilapidated ☐ abandoned ☐ in-use

of signs: _____ type/material of sign: _____

overall condition (specify): _____

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) _____

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☐ yes ☒ no

of available off-street spaces: 1

lot type: ☐ asphalt ☒ concrete ☐ other _____

space sizes: _____

sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition: GOOD

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

N/A how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☒ yes ☐ no
comments: _____

Outside Storage

☒ yes ☐ no (specify) RESIDENTIAL
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?
☐ yes ☐ no (circle one) residential use residential zoning district

N/A is the property developable when required buffers are observed? ☐ yes ☐ no
if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

